

#### Certificate of Ownership and Dedication

I HEREBY CERTIFY THAT I AM OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON, WHICH IS LOCATED IN THE SUBDIVISION JURISDICTION OF THE CITY OF CONCORD, AND THAT I HEREBY SUBMIT THIS PLAN OF SUBDIVISION WITH MY FREE CONSENT, ESTABLISH MINIMUM SETBACK LINES, AND DEDICATE TO PUBLIC USE ALL AREAS SHOWN ON THIS PLAN AS STREETS, WALKS, PARKS, OPEN SPACE AND EASEMENTS, EXCEPT THOSE SPECIFICALLY INDICATED AS PRIVATE, AND THAT I WILL MAINTAIN ALL SUCH AREAS UNTIL ACCEPTED BY THE CITY OF CONCORD, AND FURTHER THAT I HEREBY GUARANTEE THAT I WILL CORRECT DEFECTS OF FAILURES OF IMPROVEMENTS IN SUCH AREAS FOR A PERIOD OF ONE (1) YEAR COMMENCING AFTER A CERTIFICATE OF APPROVAL HAS BEEN EXECUTED BY THE CITY, OR AFTER FINAL ACCEPTANCE OF REQUIRED IMPROVEMENTS, WHICHEVER OCCURS LATER.

*William A. Blot*  
OWNER

**Certificate of Streets, Water and Sewer System Approval and Other Improvements**  
I HEREBY CERTIFY THAT ALL STREETS, STORM DRAINAGE SYSTEMS, WATER AND SEWER SYSTEMS AND OTHER IMPROVEMENTS HAVE BEEN DESIGNED AND INSTALLED, OR THEIR INSTALLATION GUARANTEED, IN AN ACCEPTABLE MANNER AND ACCORDING TO SPECIFICATIONS AND STANDARDS OF CONCORD AND THE STATE OF NORTH CAROLINA IN THE RIVERWALK PHASE 2B, MAP 3 SUBDIVISION.

8/11/05 *Enrique A. Blot*  
DATE DIRECTOR OF ENGINEERING

#### Certificate of Final Plat Approval

IT IS HEREBY CERTIFIED THAT THIS PLAT IS IN COMPLIANCE WITH THE SUBDIVISION REGULATIONS OF THE CITY OF CONCORD AND THEREFORE THIS PLAT HAS BEEN APPROVED BY THE CONCORD CITY COUNCIL OR THEIR DESIGNATED REVIEW COMMITTEE, SUBJECT TO ITS BEING RECORDED WITH THE CABARRUS COUNTY REGISTER OF DEED WITHIN THIRTY (30) DAYS OF THE DATE BELOW.

8-12-05 *Margaret Pearson*  
DATE DIRECTOR OF DEVELOPMENT SERVICES  
8/15/05 *William A. Blot*  
DATE CITY ATTORNEY

#### Certificate of Electric Distribution System Approval

I HEREBY CERTIFY THAT THE ELECTRIC DISTRIBUTION SYSTEM HAS BEEN DESIGNED AND INSTALLED IN AN ACCEPTABLE MANNER AND IN ACCORDANCE WITH THE SUBDIVISION REGULATIONS OF THE CITY OF CONCORD IN THE RIVERWALK PHASE 2B, MAP 3 SUBDIVISION.

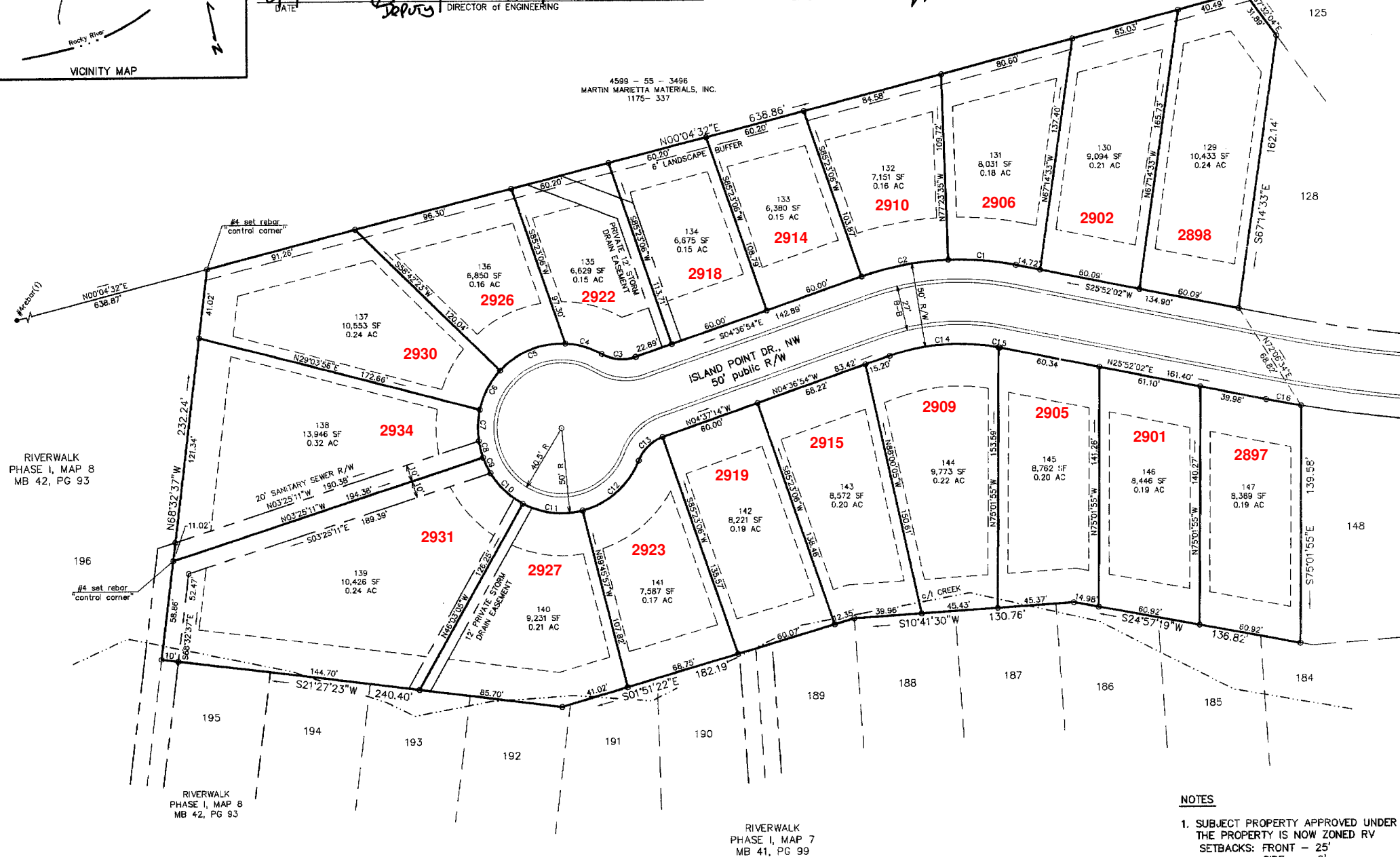
8-08-05 *William A. Blot*  
DATE DIRECTOR OF ELECTRIC SYSTEMS

#### Certificate of Fee Payment

I HEREBY CERTIFY THAT THE FEES FOR THE RIVERWALK PHASE 2B, MAP 3 SUBDIVISION HAVE BEEN PAID, OR THAT THE FEES ARE NOT APPLICABLE.

8/11/05 *John A. Blot*  
DATE FINANCE DIRECTOR

4599 - 55 - 3496  
MARTIN MARIETTA MATERIALS, INC.  
1175 - 337



CURVE	RADIUS	LENGTH	CHORD BEARING	CHORD
C1	175.00'	40.50'	S19°14'13"W	40.41'
C2	175.00'	52.60'	S03°59'45"W	52.40'
C3	25.00'	21.03'	S19°28'47"W	20.41'
C4	50.00'	22.78'	S30°31'12"W	22.59'
C5	50.00'	43.49'	S07°27'04"E	42.13'
C6	50.00'	26.54'	S47°34'35"E	26.23'
C7	50.00'	18.57'	S73°25'21"E	18.46'
C8	50.00'	10.04'	S89°48'37"E	10.02'
C9	50.00'	10.11'	N78°38'39"E	10.10'
C10	50.00'	26.55'	N57°38'23"E	26.24'
C11	50.00'	36.87'	N21°18'19"E	36.04'
C12	50.00'	46.24'	N26°18'44"W	44.61'
C13	25.00'	20.50'	N29°18'58"W	19.93'
C14	125.00'	65.74'	N10°27'09"E	64.99'
C15	125.00'	0.76'	N25°41'37"E	0.76'
C16	749.86'	21.08'	N25°03'42"E	21.08'

RIVERWALK  
PHASE 2B, MAP 2  
MB 46, PG 34

OFFICE REGISTER OF DEEDS  
CABARRUS COUNTY, N.C.

Filed for Registration on the  
15 day of August 2005  
at 2:46 P.M.  
and registered in Record Book  
No. 47 Page 50  
*William A. Blot*  
Register of Deeds

State of North Carolina  
County of Cabarrus

I, *Jonathan Marshall*, REVIEW OFFICER OF CABARRUS COUNTY, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

*Jonathan Marshall* by *David Whitley*  
REVIEW OFFICER

DATE: 8/15/2005

#### NOTES

- SUBJECT PROPERTY APPROVED UNDER R-3 ZONING THE PROPERTY IS NOW ZONED RV  
SETBACKS: FRONT - 25'  
SIDE - 6'  
REAR - 20'
- SUBJECT PROPERTY DOES NOT LIE WITHIN THE 100 YEAR FLOOD PLAIN AREA PER F.I.R.M. MAP NUMBER 37025C00080 D, NOV. 2, 1994.
- SITE CALCULATIONS  
TOTAL AREA = 4.60 ACRES  
TOTAL LOTS = 19  
ACREAGE IN LOTS = 3.77 ACRES  
ACREAGE IN R/W'S = 0.83 ACRES  
LINEAR FEET IN ISLAND POINTE DR., NW = 476'
- NEW IRON PINS SET AT ALL LOT CORNERS UNLESS OTHERWISE DESCRIBED.

#### LEGEND

- PROPERTY LINE
- RIGHT OF WAY LINE
- LINE FROM DEED OR PLAT
- CREEK
- SIGHT TRIANGLE
- CURB & GUTTER
- BUILDING SETBACK LINE
- SET IRON PIN (#4 rebar)
- EXISTING MONUMENTATION

SAMUEL L. KING JR., CERTIFY THAT THIS MAP WAS DRAWN BY ME FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION (DEED DESCRIPTION RECORDED IN DEED BOOK 2873, PAGE 0001); THAT THE ERROR OF CLOSURE AS CALCULATED BY LATITUDES AND DEPARTURES WAS 1:28,000+; THAT THE BOUNDARIES NOT SURVEYED ARE SHOWN AS BROKEN LINES PLOTTED FROM INFORMATION FOUND IN DEED REFERENCES AS SHOWN; THAT THIS MAP WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED.

WITNESS MY HAND AND OFFICIAL SEAL THIS 22nd DAY OF JULY, 2005.

*Samuel L. King Jr.*  
Samuel L. King Jr. LICENSE NO. L-3089



THIS SURVEY CREATES A SUBDIVISION OF LAND WITHIN THE CITY OF CONCORD, N.C. IN ACCORDANCE WITH THE SUBDIVISION ACT.